

**Agency: Commerce, Community and Economic Development****Grants to Named Recipients (AS 37.05.316)****Grant Recipient: Ketchikan Senior Services, Inc.****Federal Tax ID: 92-0080114****Project Title:****Project Type: New Construction and Land Acquisition**

# Ketchikan Senior Services, Inc. - Access Road To Senior Housing-Pioneer Heights

**State Funding Requested: \$250,000**  
One-Time Need**House District: 1 / A****Brief Project Description:**

Construction of access road to senior housing project.

**Funding Plan:****Total Cost of Project: \$3,996,674**

	<u>Funding Secured</u>		<u>Other Pending Requests</u>		<u>Anticipated Future Need</u>	
	<i>Amount</i>	<i>FY</i>	<i>Amount</i>	<i>FY</i>	<i>Amount</i>	<i>FY</i>
Federal Funds	\$1,277,744	2009				
State Funds	\$100,000	2008				
Denali Commission	\$1,137,823	2009				
Local Funds	\$32,500	2007 & 2008				
Other Funds	\$65,000	2009				
Total	\$2,613,067					

*Explanation of Other Funds:**Ketchikan Senior Citizens Services, Inc.***Detailed Project Description and Justification:**

Funding is requested for the construction of an access road to the construction site for 10 units of new senior housing that are planned for construction in the spring of 2010. The total cost for the access road is \$400,000. The senior housing will be built on the 11-acre parcel of land known as the Zimmerman property on Tongass Highway that was donated to the project by the Ketchikan Women's Pioneers of Alaska Igloo #7. A master plan for the entire 11 acres of this site is being developed that will include future additional senior housing units. This property has a deed restriction stating the property is to be used for senior housing.

This road is being constructed for access to Pioneer Heights (Senior Housing). It will be constructed to meet current road standards and will allow easy access to emergency vehicles such as fire trucks and ambulances.

Ketchikan Senior Citizens Services, Inc. did a market study for the project in the summer of 2007 that indicated up to 12 units of senior housing are needed in Ketchikan.

Design for the access road is complete and all permits have been received.

(Request amount revised after printing of KLL Book)

**Project Timeline:**

2008 - Permitting Process  
2009 - AHFC Grant Approval & Completion of Permits  
2009 - Final Designs - Road, Site Prep & Building  
2010 - Building Construction  
2011 - Completion of Project

**Entity Responsible for the Ongoing Operation and Maintenance of this Project:**

Ketchikan Senior Services

**Grant Recipient Contact Information:**

Name: Edward Zastrow, VP, KSCS, Inc.  
Address: 1016 Water Street  
Ketchikan, AK 99901  
Phone Number: (907)225-2814  
Email: edandshez@kpunet.net

Has this project been through a public review process at the local level and is it a community priority? ☒ Yes ☐ No

# THE COMMUNITY OF KETCHIKAN

## FISCAL YEAR 2011 STATE FUNDING REQUEST



### PROJECT NAME

**Access Road to Senior Housing— Pioneer Heights**

### APPLICANT

Ketchikan Senior Citizens Services, Inc.

### FUNDING REQUEST

Requested	\$250,000
Local Contributions	\$100,000
Other Sources	\$150,000
Total	\$500,000

These funds will be used to construct an access road to the building site. Ketchikan Senior Services, Inc., with the assistance of the project developers, will administer these funds and will obtain competitive bids from proposed contractors to perform the work.

### PROJECT DESCRIPTION

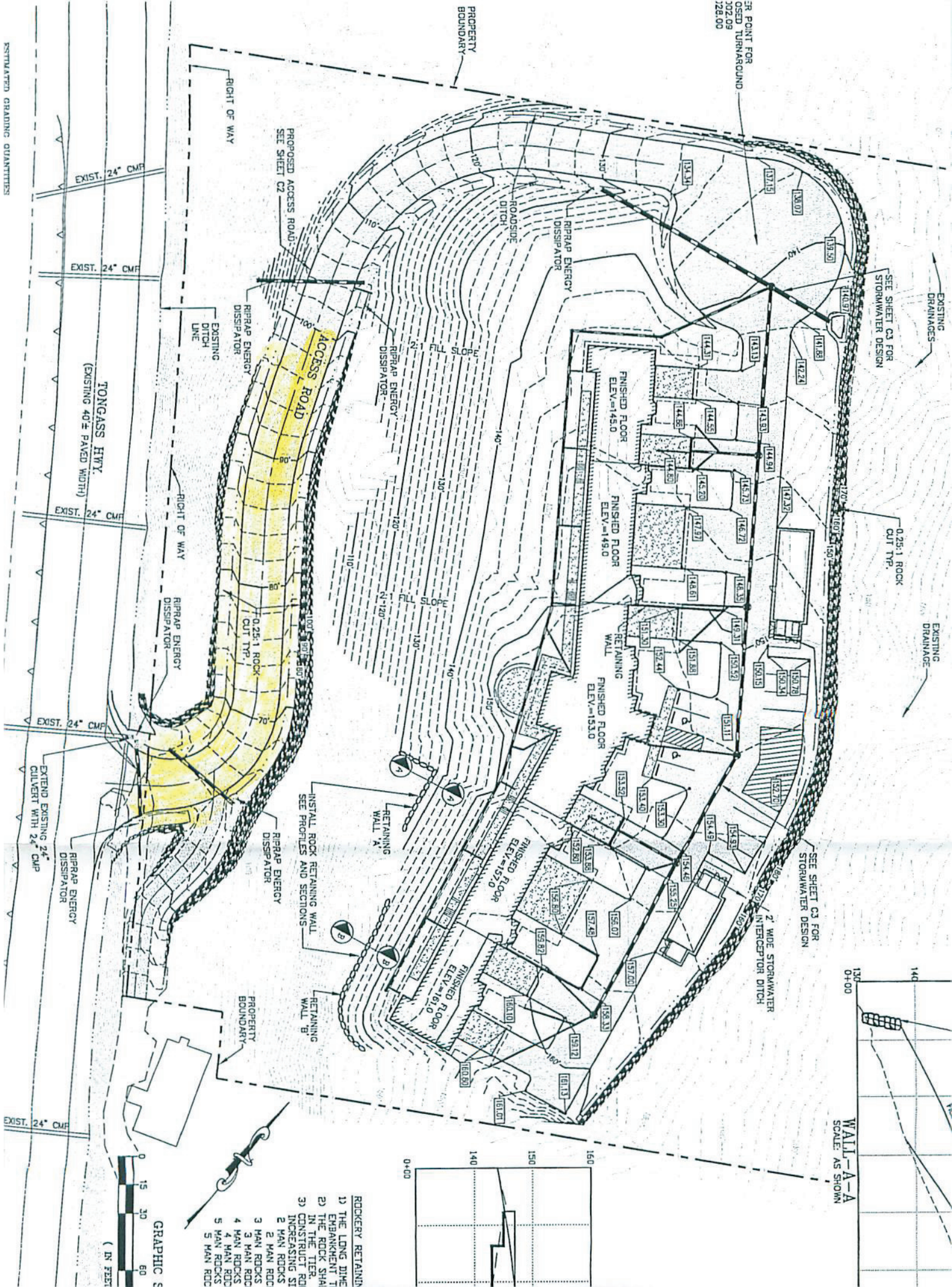
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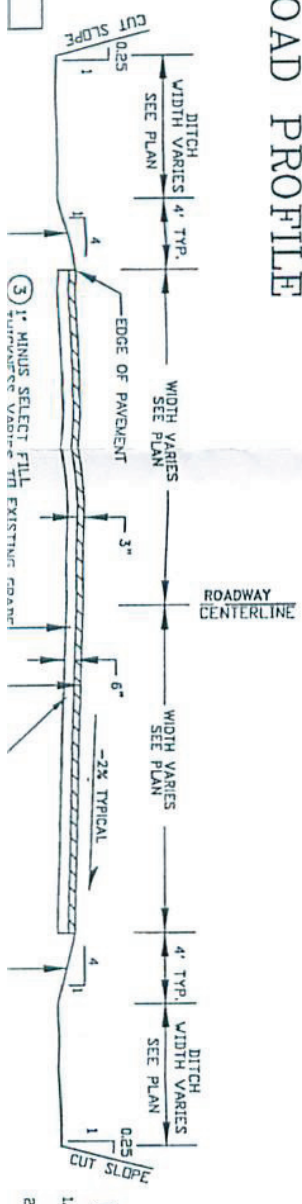
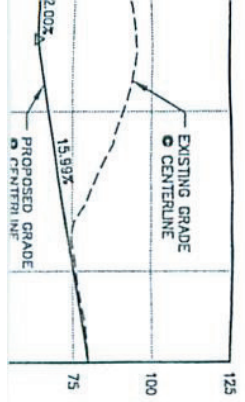
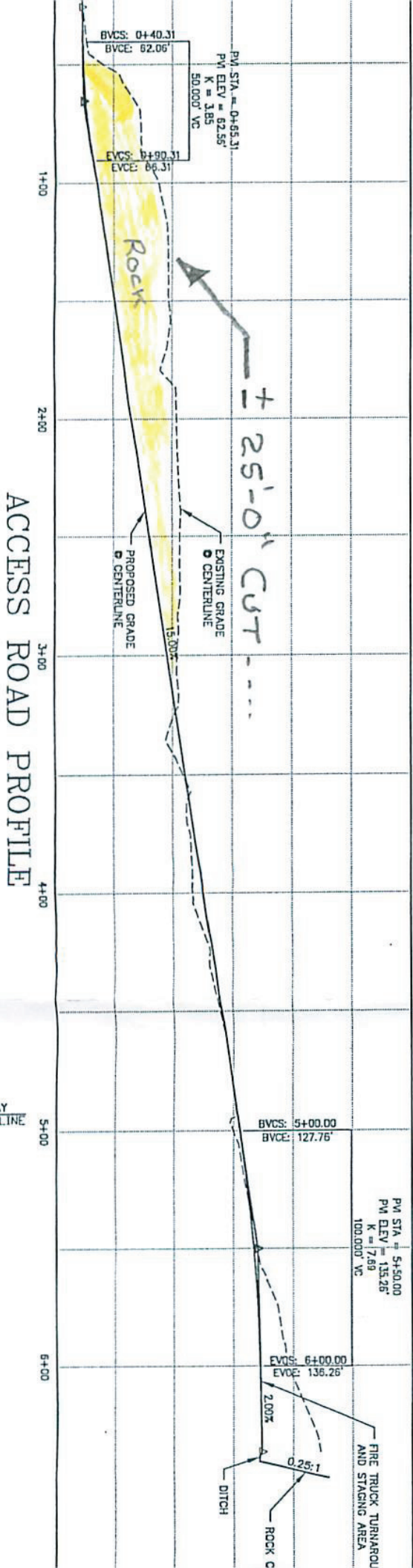
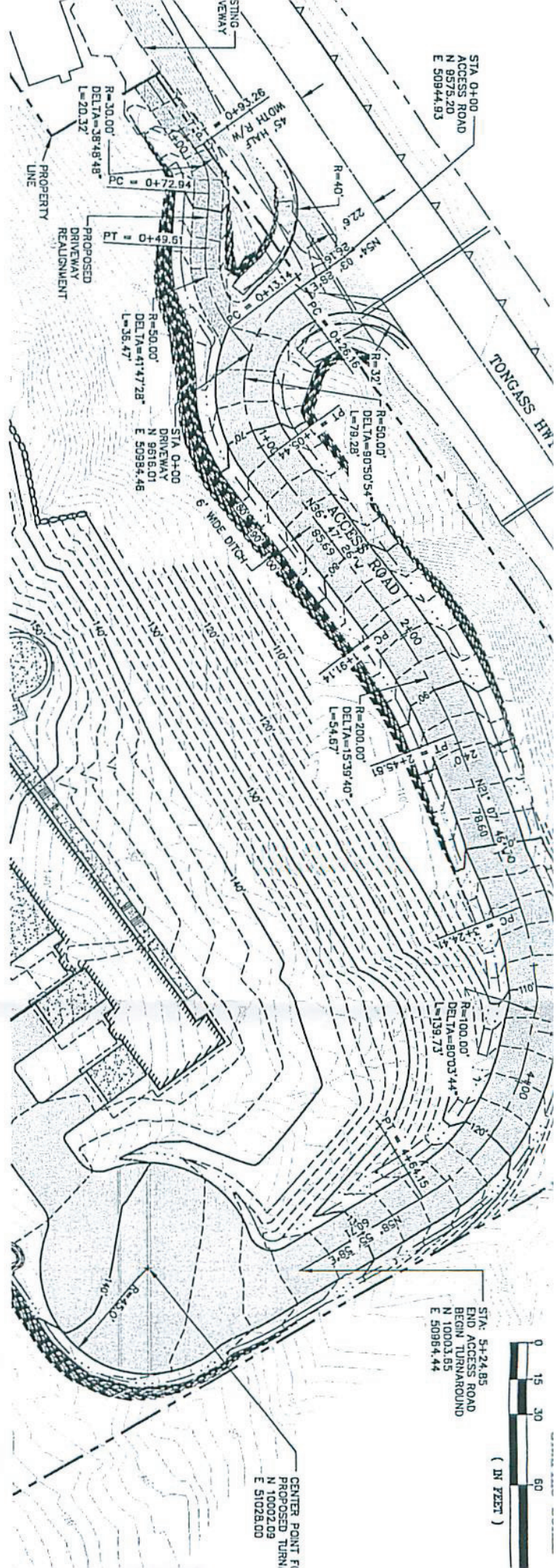
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WALL-A-A  
SCALE: AS SHOWN











April 20, 2010

The Honorable Sean Parnell  
Alaska State Capitol Building  
Third Floor  
P.O. Box 110001  
Juneau, AK 99811-0001

Dear Governor Parnell:

**Re: FY 2011 Capital Budget - City of Ketchikan Projects**

On behalf of the City of Ketchikan, I wish to take this opportunity to stress the critical nature of the infrastructure projects included in the FY 2011 Capital Budget for the City of Ketchikan.

As you know, the past several years have seen substantial decline in both timber and tourism industry dollars coming into the City of Ketchikan. These declines have severely impacted our ability to deal with the continuing major infrastructure improvement needs that the City of Ketchikan is experiencing. Although we have incurred debt for many major capital improvement projects, there simply is too much for one municipality to shoulder without assistance.

Again, I wish to stress the critical importance of all of these projects to the City of Ketchikan and urge you for your continued support. These projects truly are of utmost importance to the City of Ketchikan.

In closing, the City Council and I look forward to working with your office in the future to address matters of importance both to Ketchikan and the State of Alaska.

Should you have any questions on this matter, please do not hesitate to contact me.

Sincerely,

Lew Williams, III  
Mayor

cc: City Councilmembers  
Karen Rehfeld, OMB Director  
Randy Ruaro, Deputy Chief of Staff  
Ray Matiashowski